



North Kingstown Town Hall
80 Boston Neck Road
North Kingstown, RI 02852
401-294-3331

Zoning Board of Review Regular Meeting Notice & Agenda

Tuesday, October 23, 2012
7:00 PM

Town Hall Conference Room
80 Boston Neck Road
North Kingstown, RI 02852

Convene:

Roll Call:

Zoning Board of Review

Chair

Daniel Pirhala, Jr.

Secretary

Vincent E. Brunelle

Stephen J. Craven
John V. Gibbons, Jr.
Arthur J. Cardente

Alternates

Brierley Mellor
James E. Almeida

Liaison Department Director

Jonathan Reiner, AICP

Liaison Staff

Rebecca P. Lamond, AICP

Clerk

Joan Markert

CONSENT AGENDA

CONSENT AGENDA: All items listed with "C" are considered to be routine or have been previously reviewed by the Board and will be enacted by one motion. There will be no separate discussion of these items unless a Board member so requests; in which event the item will be removed from the General Order of Business and considered in its normal sequence on the agenda.

1C. Minutes – October 9, 2012

NEW BUSINESS

1R. Application of Albert J. DiMascolo Jr., AP 151, Lot 83, 19 Grove Ave for relief under Chapter 21, special use permit and dimensional variances from Section 21-325(7) and 21-325(7)a(9) & (10) - Accessory Dwelling Units, to permit an accessory dwelling unit greater than 1,000 square feet on a lot with less than the required lot area. (Continued from October 9, 2012).

2R. Application of Elaine Riley, AP 42, Lot 69, 45 Lorelei Drive, for relief under Chapter 21, special use permit Section 21-311(h) Land Nonconforming by Area or other dimensional requirements and dimensional variances from Section 21-311 (f)1 and 21-306(a) to construct a single family dwelling on a lot with less than the required frontage encroaching into the required side and front yard setback.

3R. Application of John DelBuono and Jane Newcombe located at 495-497 Congdon Hill Road, AP 33 Lots 18 and 75 for relief under Chapter 21, dimensional variance from Article IV – Dimensional Regulations, Table 2A - Residential Districts to maintain an existing accessory structure within the required side yard setback (Continued from March 27, 2012, May 8, 2012 and September 11, 2012).

4R. Application of Tully Commons Development LLC, AP 138, Lots 90, 111 and 126-130, Tully Way, for relief under Chapter 21, dimensional variances from Article IV Table 2B-Business Districts – to erect a structure in the Post Road District on a lot with less than the required frontage and Section 21-94(B)(1)(c) – and 21-94 (C)(1)(d) Post Road District – to incorporate a residential use on the first floor of the structure in the Post Road District closer than 200' from the road right-of-way and to allow more than the allowed number of bedrooms per dwelling unit.

5R. (To be continued until November 27, 2012) Application of Robert and David Batista/Claudio and Theresa Amaral for property located at AP 92 Lot 56, 344 Tower Hill Road zoned Neighborhood Business (NB) for dimensional relief from Article IV, Table 2B - Dimensional Regulations for Business Districts (Continued from August 14, 2012, May 8th and September 11, 2012).

6R. Adjournment

Documentation (if any) for items listed on this Agenda is available for public inspection, a minimum of 24 hours prior to the Board meeting, at any time during regular business hours at the Department of Planning, 55 Brown Street, North Kingstown, RI 02852. The Town of North Kingstown will provide interpreters for the hearing impaired given three days notice in advance. 294-3331, Ext 120. Pursuant to RIGL 42-46-6(c) notice of this meeting has been posted on the Secretary of State's website.

